

MINUTES OF MEETING
AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Amelia Walk Community Development District was held Tuesday, January 19, 2016 at 2:30 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Circle, Fernandina Beach, FL 32034.

Present and constituting a quorum were:

Chris Kuhn	Chairperson
Chris O'Bannon	Vice Chairman
Rose Bock	Assistant Secretary
Chris Hill	Assistant Secretary

Also present were:

Dave deNagy	District Manager
Jason Walters	District Counsel
Dan McCranie	District Engineer
Wesley Hunt	Evergreen Lifestyles Management
Jennifer Erickson	Evergreen Lifestyles Management
Peter Dame	Bond Counsel, Akerman, LLP

FIRST ORDER OF BUSINESS

Roll Call

Mr. deNagy called the meeting to order at 2:30 p.m.

SECOND ORDER OF BUSINESS

Audience Comments

There were no audience members in attendance.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the December 15, 2015 Meeting

On MOTION by Mr. Kuhn, seconded by Ms. Bock with all in favor the Minutes of the December 15, 2015 meeting were approved.

FOURTH ORDER OF BUSINESS

Consideration of Final Supplemental Assessment Resolution 2016-02

Mr. deNagy stated a copy of Resolution 2016-02 is included in your agenda package.

Mr. Walters stated this is from a procedural standpoint. This is the final step in the assessment process we started back in July. We declared our intention to construct the project and levy assessments based upon that. We came back in August and October where we levied assessments based on the preliminary numbers we had at the time. This is what we term the supplement to that resolution; it has our final numbers. The action we are taking today is to approve those final numbers, and that is in Exhibits A and B, which is the final Engineering Report and the final Supplemental Assessment Report. We anticipate the closing on those bonds on Friday. We know all the numbers and what the assessment levels will be. That is all set forth in the assessment methodology. We are all squared away and are ready to close.

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor Resolution 2016-02, the Final Assessment Methodology, was approved.

FIFTH ORDER OF BUSINESS

Other Matters Related to the 2016 Financing

Mr. Walters stated this was put as a placeholder in case there were things that needed to be approved.

Mr. Kuhn stated we are planning to sign some documents after this meeting, have our pre-closing, and issue the bonds in a about week.

SIXTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Walters stated I don't have additional items for the board.

B. Engineer

Mr. McCranie stated an update on Phase 2 construction is that the contract has been signed. AJ Johns is now going through the process of getting the needed paperwork, and I have to review some of it and then set up pre-construction meeting with Nassau County. I have asked about the pricing on Spruce Run. I do have something from AJ Johns stating that they will keep that pricing good for 120 days. Once they do start, that will start the timeline on when we have to make a decision. I expect a meeting in the next two weeks.

C. Manager

Mr. deNagy stated I don't have anything to report at this time.

D. Community Manager - Report

Mr. Hunt stated we had a narcotics arrest by Nassau County Sheriff's Department in the parking lot in December. We also had a home robbery, which Nassau County is investigating right now. That was a week or so ago. I think we are going to go ahead and continue to have Nassau County Sheriff's Department in here for another month as we have been doing if that is okay with the board. We have two proposals that came in. One was for a swing set added to the playground. It was going to be anywhere from \$4,500 to \$10,000 to install this and rearrange the playground. After reviewing the budget and based on what we are doing up here as far a upkeep, it is my recommendation that we table that proposal going forward as it is not financially feasible at this moment. The other proposal was for pressure washing all the sidewalks in the community. That was \$10,000. They don't necessarily need it at this time, so my recommendation would be that we table that one as well for now. Now that AV Homes has a construction manager on site, clean-up on the District property has been much better. The residents have been happier.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

There were no supervisor requests.

There were no audience members present.

NINTH ORDER OF BUSINESS Financial Reports

- A. Balance Sheet & Income Statement**
- B. Approval of Check Register**
- C. Special Assessment Receipts Schedule**

Mr. deNagy stated a copy of your financial statements is included in your agenda package as of December 31, 2015. The total of the check register is \$47,811.99.

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor the check register as of December 31, 2015 in the amount of \$47,811.99 was approved.

TENTH ORDER OF BUSINESS Next Scheduled Meeting for February 16, 2016, at 2:30 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Circle, Fernandina Beach

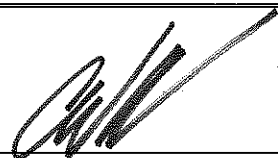
Mr. deNagy stated the next scheduled meeting is February 16, 2016 at 2:30 p.m. at this location.

ELEVENTH ORDER OF BUSINESS Adjournment

On MOTION by Ms. Bock seconded by Mr. Kuhn. with all in favor the Meeting was Adjourned.



Secretary/Assistant Secretary



Chairman/Vice Chairman